

MINUTES OF THE  
EAST COVENTRY TOWNSHIP BOARD OF SUPERVISORS  
ZONING ORDINANCE TASK FORCE MEETING  
HELD ON MONDAY, SEPTEMBER 25, 2006  
(Approved December 18, 2006)

The Board of Supervisors held a Zoning Ordinance Task Force Meeting on Monday, September 25, 2006. Present for the meeting were supervisors Robert F. Preston, Atlee Rinehart, Timothy Roland and Rosemarie C. Miller. Also in attendance were Casey LaLonde, Township Manager, Planning Commission Chairman Harold Kulp, Planning Commission Vice Chairman Walt Woessner, Planning Commission member Kathryn Alexis and Township Planner Wayne Grafton. Mr. Preston called the meeting to order at 7:05 p.m.

**1. PUBLIC COMMENTS**

There was no public comment.

**2. ZONING ORDINANCE DISCUSSION**

The topics for this Zoning Ordinance Task Force meeting were Article XIV "Conditional Use," Article XV "Zoning Hearing Board" and Article XVI "Administration."

Township Planner Wayne Grafton first presented an overview of Article XIV "Conditional Use."

- Section 1401 – delete "certain."
- Section 801.A.8 – revise to state "for the use of the utility only." Check other Articles to add similar language.
- Section 1404.T – change "Building Code" to "Uniform Construction Code."
- Section 1405 – delete "certain."

Township Planner Wayne Grafton then presented an overview of Article XV "Zoning Hearing Board."

- Section 1500.A – for the five (5) member Zoning Hearing Board, ensure that the terms are staggered.
- Section 1501.D – add "furnish report by March 1<sup>st</sup> of each year."
- Section 1506.C – Applicant shall do mailing to neighboring properties.
- The Township Planner is to draft a flowchart for procedures on Zoning Hearing Board application submission and required contact between other Township Boards and Commissions.
- Section 1511.A – check Section "1517."

Township Planner Wayne Grafton then presented an overview of Article XVI "Administration."

- Section 1600.B.8 – add “use & occupancy, signs and demolition.”
- Section 1604 – add “demolition.”

This hereby concludes the discussion of Article XIV “Conditional Use,” Article XV “Zoning Hearing Board” and Article XVI “Administration.”

For the October 9, 2006 Zoning Ordinance Task Force meeting, Article XVII “Amendments,” Article XVIII “Enforcement,” and Article XIX “Nonconforming Uses, Structures and Buildings” shall be discussed.

For the October 23, 2006 Zoning Ordinance Task Force meeting, Article XIII, Section 1314 “Signs” shall be discussed.

For the November 13, 2006 meeting, Article XII “Historical Resource Protection Standards” shall be discussed.

### **3. PECO VEGETATION REMOVAL**

Following a brief discussion on the removal of vegetation on PECO property in the Spiece Road, Brownstone Drive area, the Board directed the Township Manager to contact the Chester County Conservation District.

### **ADJOURNMENT**

The meeting adjourned at 9:50 p.m.

Respectfully submitted,

Rosemarie C. Miller  
Township Secretary